

DESIGN/BUILD DETERMINATION MEMO

Department of Military and Veterans' Affairs

Grove City RC Roof and Parking Renovations


DGS Project 961-34

Mercer County

**DETERMINATION REGARDING THE USE OF THE
REQUEST FOR PROPOSAL (RFP) METHOD OF PROCUREMENT**

The use of the standard competitive sealed bid process for the roof and parking lot renovations at this facility is not practical or advantageous to the Commonwealth. Currently, the project entails renovations to the roof and parking lot of the Grove City Readiness Center. The existing conditions of the roof requires expeditious replacement since the Agency has been patching the roofs and fixing damage caused by leaks, which is exacerbating damage in the interior. The funding for the facility at Grove City involves cost sharing between state/federal. The federal funds have expedited deadlines for cost commitments that put funds at risk utilizing standard design/bid/build scenarios for this work. This project will benefit from a design/build approach since, based upon the nature and current deteriorating condition of the facility, completing the design and construction as quickly as possible will stabilize the facility. In addition, the work will be conducted by a single prime contractor.

The above factors demonstrate the unique construction considerations on this project, which requires specific contractor knowledge, skill and experience to complete the project work successfully in a short time period. Consequently, it is not practical or advantageous to use the competitive design/sealed bidding process because the low bid approach does not allow the Commonwealth to consider the specific factors presented herein and cost in the award process in a timely manner.


Deputy Secretary for Public Works


Date